



**COUNTYWIDE  
OCTOBER 2016  
DEVELOPMENT SERVICES  
OPEN FOR BUSINESS INDICATORS**

**BUILDING DIVISION**

Permits Issued	1,493
Inspections Performed	4,324
Certificates of Occupancy Issued	31

**DEVELOPMENT REVIEW ENGINEERING DIVISION**

Flood Plain Reviews	6
Inspections Performed	186

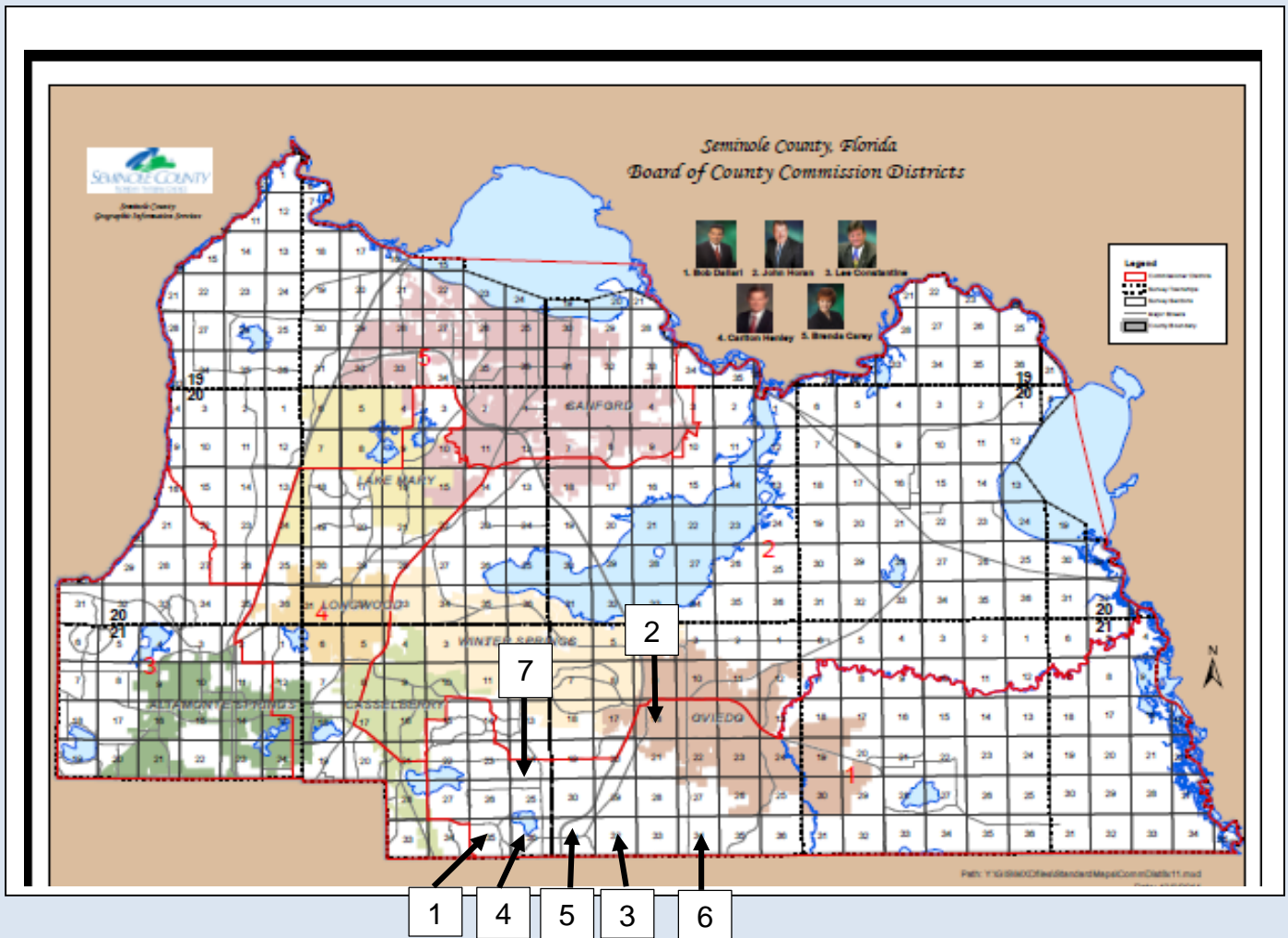
**PLANNING AND DEVELOPMENT DIVISION**

NEW APPLICATIONS RECEIVED	
Pre-Applications	4
Land Use Amendments	0
Rezones	0
PD Rezones	4
Small Site Plans	1
Site Plans	3
Subdivision – PSP	1
Subdivision – Engineering	1
Subdivision – Plats	0
Minor Plat	1
Land Split	2
Vacates	3
Special Events, Arbor, Special Exceptions, Minor Amendments	12

# DISTRICT ONE OCTOBER 2016 DEVELOPMENT SERVICES PROJECTS



## DRC / PRE-APPLICATIONS AND PROJECTS STARTING CONSTRUCTION



**Note:** Site locations are approximate

1. **ALOMA AVE (4260) WAWA PRE-APPLICATION** – Proposed Site Plan and Special Exception for a gas station on 1.49 acres in the C-2 zoning district; located on the northwest side of Aloma Avenue and Howell Branch Road; Parcel I. D. # 35-21-30-300-043B-0000+; (Scott Kearney, WaWa, Inc., Applicant, and Sean Fortier, Kelly, Collins & Gentry, Inc., Consultant); BCC District 1 – Dallari; (16-80000093); (Denny Gibbs, Project Manager). (October 12, 2016 DRC meeting)

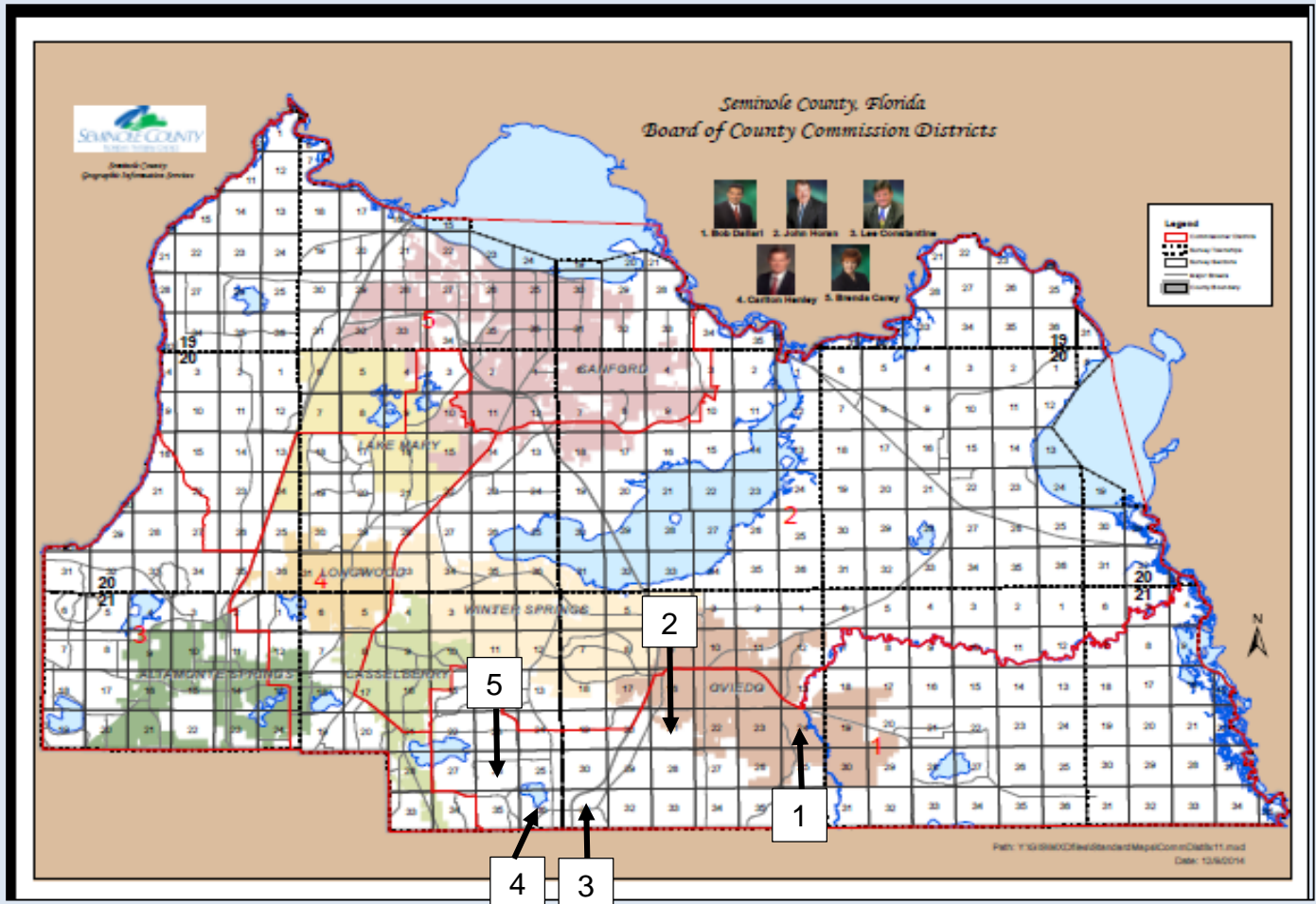
## **DRC / PRE-APPLICATIONS – Continued**

2. **OVIEDO SENIOR HOUSING PRE-APPLICATION** – Proposed Rezone from PD to PD for an assisted living facility and memory care facility on 8.52 acres; located east of State Road 417, south of W. Mitchell Hammock Road; Parcel I. D. # 16-21-31-5CA-0000-024A; (Greg Crawford, Florida Engineering Group, Applicant); BCC District 1 – Dallari; (16-80000098); (Joy Giles, Project Manager). (October 12, 2016 DRC meeting)
3. **PINE HOLLOW TRL (LOT 10) PRE-APPLICATION** – Proposed Rezone of 5.04 acres from A-1 to PD and Subdivision into four (4) single-family residential lots; located on the southwest corner of Oak Hollow Lane and Pine Hollow Trail; Parcel I. D. # 32-21-31-300-0100-0000; (Keith and Joyce Schoening, Applicant, and Luke Classon, IBI Group, Consultant); BCC District 1 – Dallari; (16-80000102); (Denny Gibbs, Project Manager). (October 19, 2016 DRC meeting)
4. **TUSKAWILLA RD AND ALOMA AVE SHOPPING CENTER PRE-APPLICATION** – Proposed Rezone from PD to PD and Site Plan for a shopping center and fast food restaurant on 11.06 acres; located on the northeast side of the Tuskawilla Road and Aloma Avenue intersection; Parcel I. D. # 36-21-30-300-0050-0000+; (John Hettick, Wagner Property Group, Applicant); BCC District 1 – Dallari; (16-80000101); (Matt Davidson, Project Manager). (October 19, 2016 DRC meeting)
5. **VIA LOMA DR PRE-APPLICATION** – Proposed Site Plan for a car wash on 0.88 acres in the PD zoning district; located on the east corner of W. SR 419 and Via Loma Drive; Parcel I. D. # 31-21-31-515-0000-0040; (Patrick Blum, Berengaria Development, Applicant); BCC District 1 – Dallari; (16-80000100); (Angi Kealhofer, Project Manager). (Comments Only – October 19, 2016 DRC meeting)

## **PROJECTS STARTING CONSTRUCTION**

6. **GRANDEVILLE APARTMENTS CLUBHOUSE RENOVATION SMALL SITE PLAN** – Small Site Plan to add 382 square feet to an existing clubhouse on 16.07 acres in the PD zoning district.
7. **CHASE TUSKAWILLA SMALL SITE PLAN** – Small Site Plan for exterior ADA improvements to existing bank on 0.92 acres in the C-1 zoning district.

## **BOARD ITEMS**



**Note:** Site locations are approximate

### **PLANNING AND ZONING COMMISSION** **October 5, 2016**

This meeting was cancelled due to Hurricane Matthew.

### **BOARD OF COUNTY COMMISSIONERS** **October 11, 2016**

1. **BUCK CREEK PLANTATION SMALL SCALE FUTURE LAND USE MAP AMENDMENT AND PD REZONE** – Consider a Small Scale Future Land Use Map Amendment from Planned Development to Planned Development and a Rezone from PD (Planned Development) to PD (Planned Development) for a mixed use development on approximately 5.31 acres, located on the south side of CR 419 (Chuluota Road) west of Twin Rivers Blvd. and east Willingham Road; (Z2016-009) (Dave Axel, Applicant) District 1 - Dallari (Rebecca Hammock, Project Manager) – *Approved*

**BOARD OF COUNTY COMMISSIONERS – Continued**  
**October 11, 2016**

2. **BROOKMORE ESTATES PD REZONE** – Consider a Rezone from A-1 (Agriculture) to PD (Planned Development) for a thirty-six (36) lot single-family residential subdivision on approximately 14.36 acres, located on the north side of Chapman Road, approximately 4,000 feet west of Alafaya Trail; (Z2016-032) (Chad Moorhead, Applicant) District 1 - Dallari (Brian Walker, Project Manager) – *Approved*

**CODE ENFORCEMENT SPECIAL MAGISTRATE**  
**October 13, 2016**

3. **6075 TWIN LAKES DR** – Construction without the required permits. Tom Helle, Inspector. *Order Finding Non-Compliance entered imposing a lien in the amount of \$1,750.00, with the fine continuing to accrue at \$50.00 per day until compliance is obtained. The property was not in compliance at the time of the hearing.*
4. **1553 SUGARWOOD CIR** – Construction without the required permits. Tom Helle, Inspector. *Respondent complied prior to hearing.*

**BOARD OF ADJUSTMENT**  
**October 24, 2016**

Due to Hurricane Matthew, the legal advertisement was not published within the required time and this meeting was cancelled.

**BOARD OF COUNTY COMMISSIONERS**  
**October 25, 2016**

5. **HOWELL ESTATES REPLAT** – Adopt the Resolution vacating and abandoning a portion of the east (five) 5-foot Utility Easement of Lot 40, Howell Estates Replat; as recorded in the Public Records of Seminole County, Florida in Plat Book 18, Pages 47-48, more particularly known as 1035 Manchester Circle; (George M. Rariden III, Applicant) District 1 - Dallari (Angi Kealhofer, Project Manager) – *Approved*

**CODE ENFORCEMENT BOARD**  
**October 27, 2016**

None for District 1